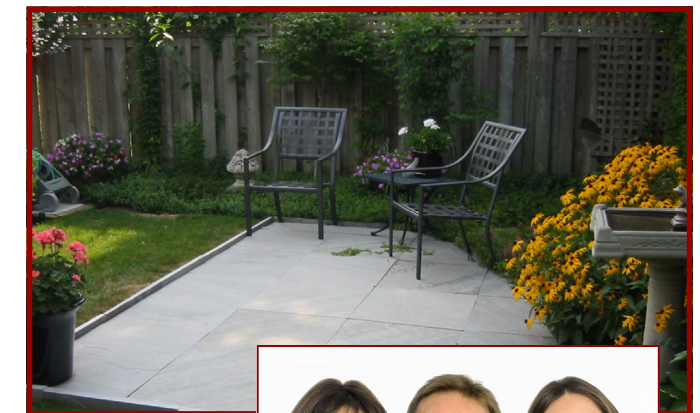
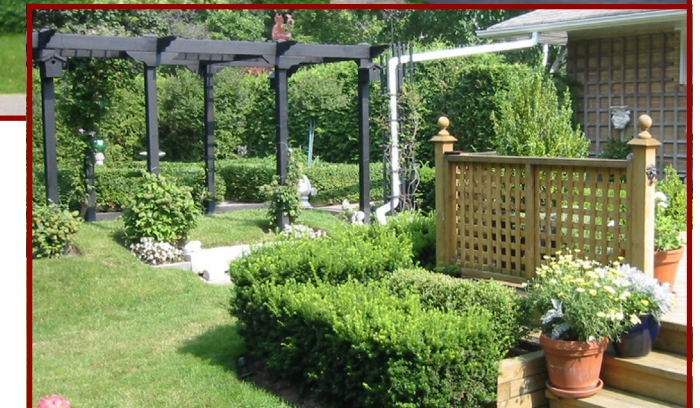


Welcome to 2 Wimbledon Crescent



Gracious Family home in Humber Valley Village. Both the interior and exterior have been impeccably maintained...Granite counters, hardwood floors, updated bathrooms and spacious living area. Enjoy the enchanting "English Country Garden" from the custom deck. Walk to shops, schools and transit.



Tasi, Norm* & Adrienne Farquhar

Sales Representatives, *Broker

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Features of 2 Wimbleton Crescent

*3 Bedrooms *2 Bathrooms

* 1210 sq.ft.

- **Eat-in Kitchen** with attractive cabinets, parquet floor*, **California Shutters** and **Granite counters**
- **Double patio doors off kitchen to a delightful Private Garden** with **Custom Deck**; trellising and pergola with flowering clematis. Lovely assorted perennials, flowers and trees make this garden a special place
- **Gleaming Hardwood Floors** throughout the Main Floor (except bathroom and kitchen as noted*)
- **Light and Airy Living room/ Dining room** combination with Hardwood floors, Crown Moulding and Gas Fireplace
- **Inviting Master Bedroom** with wrap around windows
- Large recreation room with parquet hardwood floor, gas fireplace and built-in shelving
- Hobby Room
- Workshop Room
- Large Separate Laundry Room
- **Double Garage**, auto garage door opener with 2 remotes
- Park-like setting in an **Established Neighbourhood**
- Updated windows
- Electrical: Breakers
- Gas Forced Air Heating, Central Air Conditioning, Central Vacuum System

Inclusions: California shutters, auto garage door opener & 2 remotes, Blinds and Window Coverings except as noted below, fridge, stove, dishwasher, washer & dryer, 5 garden lights, pond, 2 ornamental barrels, garden storage box, rain barrel, deck box, 2 Hoses and Hose winder
All appliances, All Light Fixtures, Central Vacuum System. and Equipment, Gas Burner & Equipment;
Central Air Conditioning

Exclusions:

Window coverings in Master Bedroom and 2nd bedroom

Offered at: \$679,900.

Taxes: \$4,802.36 (2006) Lot Size: 68.33 ft. X 125 ft.